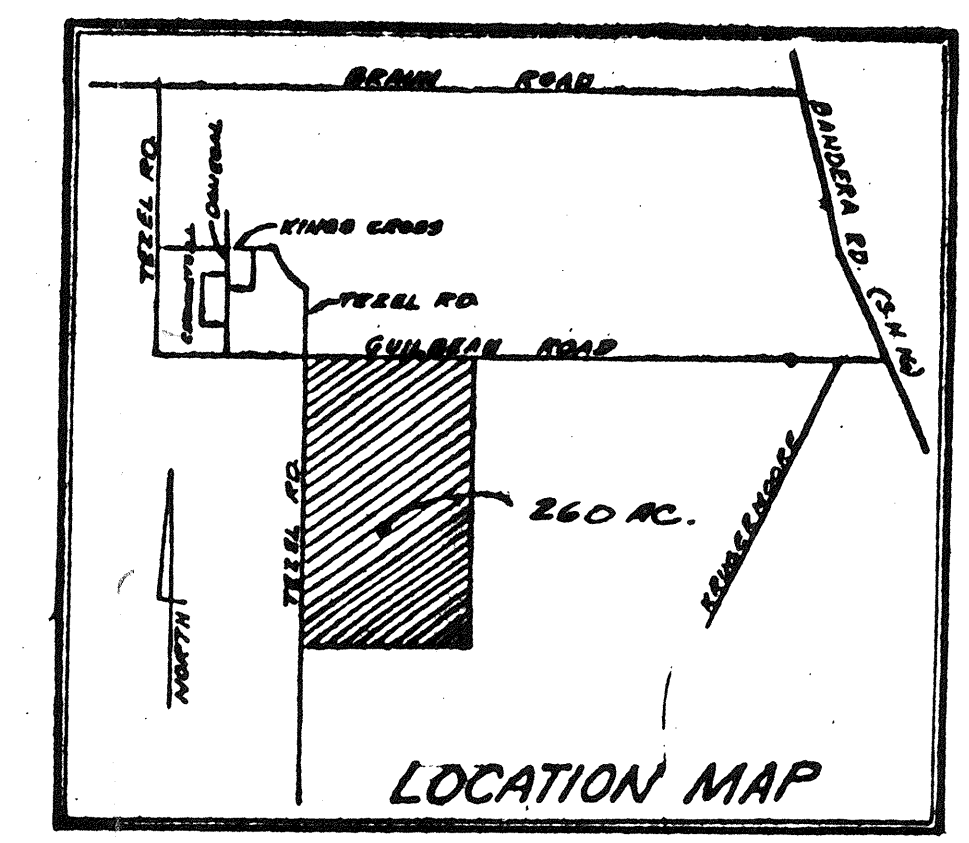


SCALE: 1" = 200'



REVISED POADP reflect
13' Dcd along Guadalupe Rd.
* & Proposed street name change

- NOTES:
1. SEWAGE DISPOSAL SHALL BE INTO EXISTING CITY OF SAN ANTONIO FACILITIES.
 2. WATER SUPPLY SHALL BE FROM EXISTING CITY WATER BOARD LINES.
 3. CONSTRUCTION SCHEDULE:
a. OAKRIDGE VILLAGE UNIT 2 AND MAINLAND ROAD, 1989.
b. ONE UNIT PER YEAR THEREAFTER (UNIT 3-1989).
 4. ALL PROPERTIES CONTAINED WITHIN THE HEAVY BORDER IS A PART OF THIS POADP.
 5. CACHET PARKWAY TO BE NAMED OLDE VILLAGE DRIVE WITH AMENDING PLAT.

RECEIVED
FEB 8 1985
DEPARTMENT OF PLANNING
Subdivision Section

Copy to Dean, Bill & Steve
2-12-85

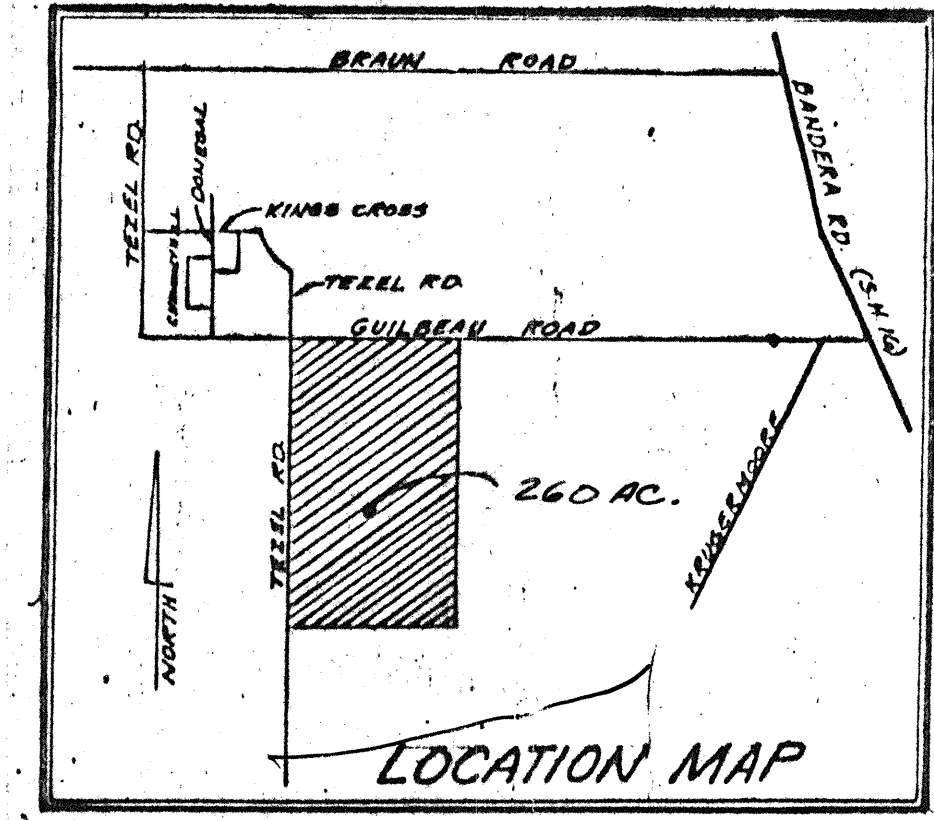
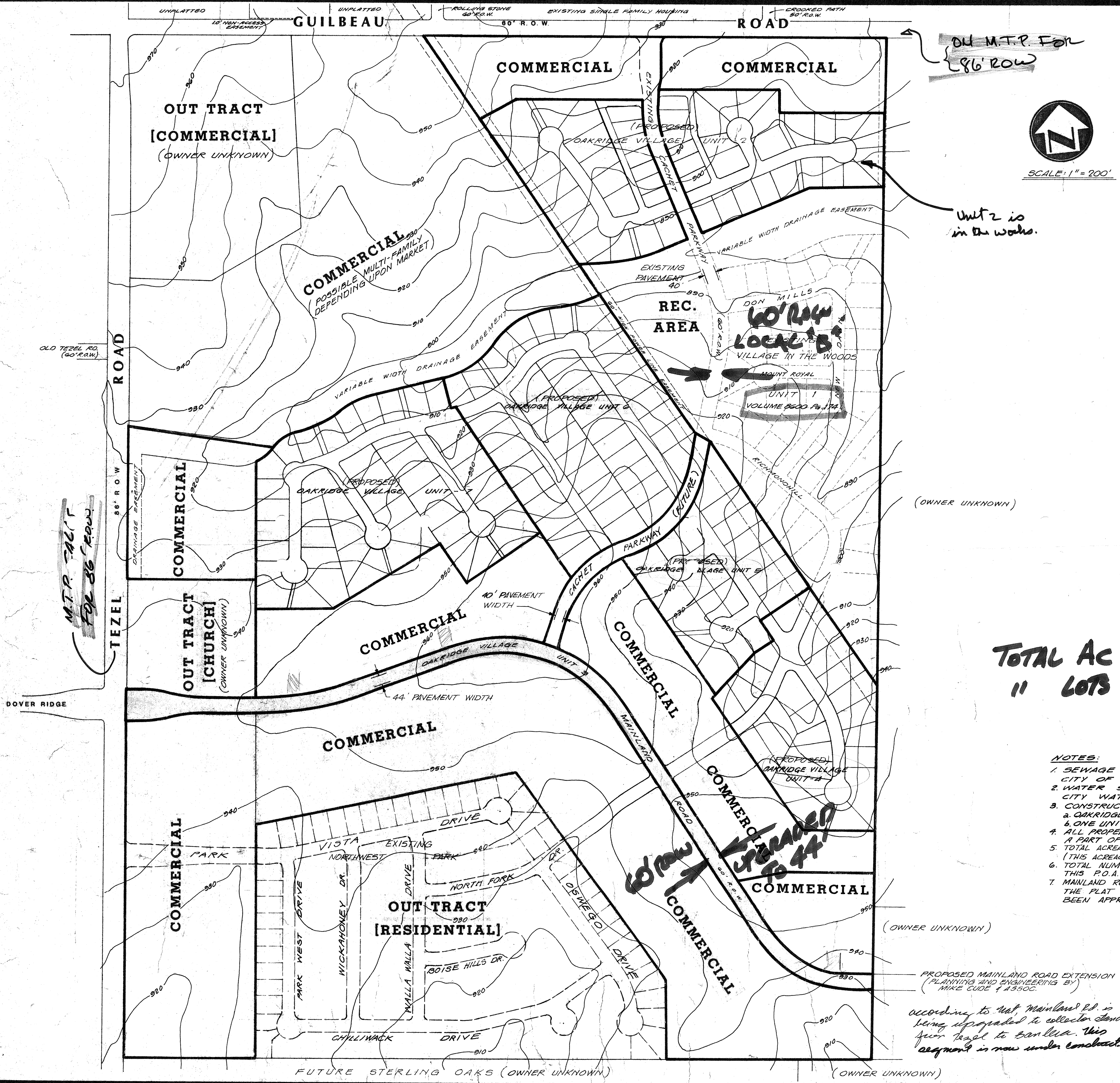
54

OAKRIDGE VILLAGE SUBDIVISION
PRELIMINARY OVERALL AREA
DEVELOPMENT PLAN

PAPE-DAWSON ENGINEERS
CIVIL & ENVIRONMENTAL
SAN ANTONIO, TEXAS 78217
815-251-2484

REVISIONS:
REV. 02/1985
REV. 09/1984
REV. 07/1984
REV. 05/1984
REV. 02/1985

JOB NO. 1840.02
DATE AUGUST 1983
DRAWN
CHECKED



TOTAL AC = 171
" LOTS = 184

- NOTES:**
1. SEWAGE DISPOSAL SHALL BE INTO EXISTING CITY OF SAN ANTONIO FACILITIES.
 2. WATER SUPPLY SHALL BE FROM EXISTING CITY WATER BOARD LINES.
 3. CONSTRUCTION SCHEDULE:
a. OAKRIDGE VILLAGE UNIT 2 AND MAINLAND ROAD 1984.
b. ONE UNIT PER YEAR THEREAFTER (UNIT 7 - 1988).
 4. ALL PROPERTIES CONTAINED WITHIN THE HEAVY BORDER IS A PART OF THIS P.O.A.D.P.
 5. TOTAL ACREAGE COVERED BY THIS P.O.A.D.P. - 171 ACRES. (THIS ACREAGE INCLUDES EXISTING VILLAGE IN THE WOODS)
 6. TOTAL NUMBER OF PROPOSED RESIDENTIAL LOTS COVERED BY THIS P.O.A.D.P. - 184.
 7. MAINLAND ROAD PRESENTLY UNDER CONSTRUCTION. THE PLAT FOR MAINLAND ROAD EXTENSION HAS BEEN APPROVED BY THE PLANNING COMMISSION.

**REVISED P.O.A.D.P. REFLECTS
CHANGE IN CONFIGURATION IN
UNIT 4, 5 & 7 & N. FORK ST. WITH
WITH OAKRIDGE VILLAGE**

RECEIVED
OCT 9 1984
DEPARTMENT OF PLANNING
Subdivision Section

Log to be, Don &
Stone 10-10-84
#54

**OAKRIDGE VILLAGE SUBDIVISION
PRELIMINARY OVERALL AREA
DEVELOPMENT PLAN**

PAPE-DAWSON ENGINEERS
CIVIL & ENVIRONMENTAL
SAN ANTONIO, TEXAS 78217
512-834-9404

REVISIONS:
AUG 20, 1983
SEPT 29, 1984
OCT 9, 1984

JOB NO. 1840.02
DATE AUGUST 1983
DRAWN
SHEET 1 OF 1

INFORMATION SHEET FOR
PRELIMINARY OVERALL AREA DEVELOPMENT PLAN
(P.O.A.D.P.)

FILE NO. 83-10-61-80
(To be assigned by the Planning Dept.)

OAKRIDGE VILLAGE
P.O.A.D.P. NAME

HARDY DEVELOPMENT
NAME OF DEVELOPER/SUBDIVIDER

319 LAKE RIDGE 78225
ADDRESS

6840789
PHONE NO.

PAPE-DAWSON ENGS.
NAME OF CONSULTANT

9310 BROADWAY 78217
ADDRESS

824-9494
PHONE NO.

GENERAL LOCATION OF SITE S.E. CORNER OF THE INTERSECTION OF
TECEL RD. & GUILBEAU RD.

EXISTING ZONING (If Applicable) O.C.C.

PROPOSED WATER SERVICE

- ☒ City Water Board
☐ Other District _____
Name
☐ Water Wells

PROPOSED LAND USE

- ☒ Single Family
☐ Duplex
☐ Multi-Family
☒ Business
☐ Industrial

PROPOSED SEWER SERVICE

- ☒ City of San Antonio
☐ Other System _____
Name
☐ Septic Tank(s)

DATE FILED Aug. 2, 1983

REVISIONS FILED _____
(if applicable)

DUE DATE OF RESPONSE Sept. 1, 1983
(within 20 working days of receipt)

DATE OF RESPONSE _____
(within 15 working days of receipt)

(Date of expiration of plan, if no plans are
received within 18 months of the plan filing)

NEEDED INFORMATION:

INFORMATION REQUESTED. The POADP as an overview of the developer's projected land use,
shall include, at least the following information:

- ☒ (a) perimeter property lines;
☒ (b) name of the plan and the subdivisions;
☒ (c) scale;
☒ (d) proposed land use(s) by location and type;
☒ (e) existing and proposed circulation system of collector and arterial
streets and their relationship to any adjacent major thoroughfares
and any proposed alternative pedestrian circulation systems: (side-
walks, lanes, paths, etc.)
☒ (f) the proposed source and type of sewage disposal and water supply;
☒ (g) contour lines at no greater than ten (10) foot intervals;
☒ (h) projected sequence of phasing;
☒ (i) existing and/or proposed zoning classification(s);
☒ (j) known ownership and proposed development of adjacent undeveloped
land; and
☒ (k) existing adjacent streets or development which impact upon access
decisions within the proposed POADP.

8-29-83
need additional copy of info.
not will show all existing streets, know ownership
know adjacent proposed development & proposed
street width.
10-18-84 staff reviewed revised P.O.A.D.P. dated 10-9-84 no sig was impact



CITY OF SAN ANTONIO

P O BOX 9066

SAN ANTONIO, TEXAS 78285

March 11, 1985

Nathaniel H. Hardy
Pape Dawson Engineers
9310 Broadway
San Antonio, Texas 78217

Dear Nat:

Reference is made to your letter dated March 5, 1985 which addresses certain street stub outs established with the Mainland Road Extension plat (File #84-274). Our records indicate that the plat was approved on August 1, 1984 and has not been recorded.

In the letter you request a written response laying out the necessary process to delete certain street stubs which have been provided for once the plat is recorded. Considering the POADP has been amended and the initial planned stubs out are no longer called for, then to remove the street stub, it will be necessary to file a replat or resubdivision in accordance with the Subdivision Regulations. In effect, the subsequent plat will integrate the subject street stubs into the adjacent property (i.e. lots).

In cases where streets or public R.O.W.s are proposed to be vacated or replatted the plat review process calls for review and comments from R.O.W. and Land Acquisition Department. Nevertheless, I have discussed this matter with Mr. Jack Curington of that office. The consensus is that initiation of a special project is not necessary in this instance. Therefore, your effort to delete the referenced street stubs can be achieved through platting.

If you have any questions regarding this matter, please do not hesitate to call my office at 299-7900.

Edward J. Guzman

Edward Guzman
Planner III
Planning Department

cc: Jack Carrington, Land Acquisition



CITY OF SAN ANTONIO

P O BOX 9066

SAN ANTONIO, TEXAS 78285

October 22, 1984

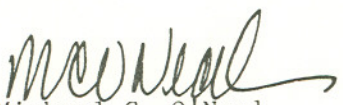
Applicant: Pape Dawson Eng.
Address: Mr. Nat Hardy
9310 Broadway
San Antonio, Texas 78217

Re: Oakridge Valley ☐ Preliminary Plan
File #: 83-10-61-80 ☒ P.O.A.D.P. (Revision dated 10-9-84)
10-9-84

The above has been reviewed by Planning and Traffic staff and it has been determined that it:

- () is in general compliance with the Subdivision Regulations
- () lacks compliance with the Subdivision Regulations regarding:
 - () Street layout
 - () Relation to adjoining street system
 - () Stub streets
 - () Street jogs or intersections
 - () Dead-end streets
 - () Cul-de-sac streets in excess of 500'
 - () Low density lots fronting onto major thoroughfares
 - () 24' alley(s)
 - () _____
 - () _____
 - () _____
- () See annotations/comments on attached copy of your plan.
- (X) Comments: This acknowledges receipt of the revised plan reflecting a new subdivision layout for certain areas. Staff offers no objections. However, staff comments dated 9-14-83 are still applicable.

Please note that these are staff comments and not Planning Commission comments. This action does not establish any commitment for the provision of utilities or services of any type now or in the future by the City of San Antonio. Additionally, this action does not confer any vested rights to plat under the existing Subdivision Regulations. Any platting will have to comply with the Subdivision Regulations in force at the time of platting.


Michael C. O'Neal
Chief, Current Planning

SM

Eddie

CITY OF SAN ANTONIO

SAN ANTONIO, TEXAS 78285

September 14, 1983 ✓

Pape-Dawson Engineers
Attn: Mr. Nat Hardy
9310 Broadway
San Antonio, Texas 78217

Re: Oakridge Village

Dear Mr. Hardy:

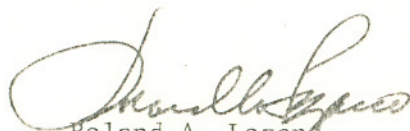
Please be advised that the review of the Preliminary Overall Area Development Plan (POADP) for Oakridge Village (File #83-10-61-80) submitted for staff review and comment has been completed. Said plan was jointly reviewed by Traffic Engineering and Planning staff. Conclusion of the review is that the layout in general meets the requirements of Chapter 36 of the City Code.

Additionally, it is noted that Tezel Road and Guilbeau Road are classified as secondary arterial type "A" streets (86' R.O.W.). Any platting activity occurring along said thoroughfares will require dedication for future street widening in accordance with the Major Thoroughfare Plan.

Please note that these are staff comments and not Planning Commission comments. This action does not establish any commitment for the provision of utilities or services of any type now or in the future by the City of San Antonio. Additionally, this action does not confer any vested rights to plat under the existing Subdivision Regulations. Any platting will have to comply with the Subdivision Regulations in force at the time of platting.

If you have any questions or if we may be of further assistance, please do not hesitate to contact our office.

Sincerely,


Roland A. Lozano
Director of Planning

RAL/EG/sm

cc: Dean Chadwick, Traffic Engineering

Mac/Eddie
Key



9310 BROADWAY, SAN ANTONIO, TEXAS 78217
512/824-9444
April 8, 1988

RECEIVED
1988 APR 12 AM 11:20

DEPT. OF PLANNING
CURRENT PLANNING
DIVISION

Mr. Mike O'Neal
Planning Department
City of San Antonio
P. O. Box 9066
San Antonio, Texas 78285

Re: POADP Applications Status
Follow-up

Dear Mr. O'Neal:

Pursuant to a conversation I had with Roy Ramos Wednesday, April 6, 1988, and a conversation on, or about, March 23, 1988 by David Segovia with my secretary, Donna Doughtie, this letter is to confirm further information derived regarding the above referenced matter. David Segovia supplied us with Pape-Dawson Job Numbers on those maps which were still unidentified at the writing of our March 18, 1988 letter to you. We were able to identify the maps with our Job Numbers and obtain further status information. Listed below are the maps designated as POADP's having been applied for by Pape-Dawson and their status, to the best of our knowledge. They are broken into three categories; (a) those which are platted or partially platted, (b) those which are not platted, but are active, (c) those not platted by Pape-Dawson, whose status we do not know, but which could have been platted by another firm:

PLATTED OR PARTIALLY PLATTED

<u>MAP NUMBER</u>	<u>DESCRIPTION</u>
94	Embassy North
115	Sterling Oak
173	Metropolitan Business Park
110	Westover Hills
127	Interchange Park
129	Cinnamon Hills
162	Seltzer Subdivision
40	Castle Hills Forest
214	Woodway Park
12-217	Encino Park-NPC
233	Indian Springs Corp. Center Subdiv.
3	Country View
73	Grand Oaks
17	Woodlake Golf Villas, Unit-2
19	Woods of Shavano & University Oaks
27	Northgate
28	Woodridge, Unit-4
31	Timber Ridge
33	Camino Real
35	Richland Hills
42	Blanco Woods

Mr. Mike O'Neal
Planning Department
City of San Antonio
Re: POADP Applications Status
April 8, 1988
Page 2 of 3

PLATTED OR PARTIALLY PLATTED (continued)

<u>MAP NUMBER</u>	<u>DESCRIPTION</u>
51	Woodlake Duplex, Unit-1
52	Oakwell Farms
54	Oakridge
56	Bluebonnet Park
61	Falcon Ridge
64	Crownridge of Texas
68	Fawn Meadow
70	Olmos Creek Office Park
79	Guilbeau Place
85	The Arbor
86	Hacienda Real
103	Santa Fe
108	Afton Oaks
174	Braun Oaks
182	Perrin Creek
55	Dominion
49	Braun Oaks - Tres Cinco Unit-2
194	Alamo Cement Company
102	Woodlake Park-Wimpey
265	Woodlake Subdiv, U-8, 6
261	Woodlake Country Club Estates
271	S.A. Joint Participation

NOT PLATTED, BUT STILL ACTIVE

101	Woodlake Park
237	La Cantera
189	Eastwood Industrial Park

UNKNOWN

137	North San Pedro 16	Not Platted*
146	Starcrest Hills	Not Platted*
147	Woller Road Tract - 28 Acres	Not Platted*
169	The Park	Not Platted*
211	SRC Development	Not Platted*
78	Pembroke Place	Not Platted*
241	Pace-Picante	Not Platted**

Mr. Mike O'Neal
Planning Department
City of San Antonio
Re: POADP Applications Status
April 8, 1988
Page 3 of 3

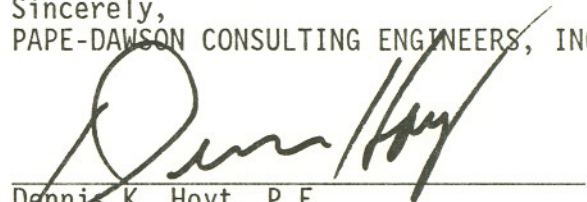
* These may have been platted by another firm. We have no knowledge of their current status. Please contact developer before deleting.

** Pace-Picante may have been platted by Vickrey and Associates.

We understand that you will retain all POADP's on which platting has occurred, and that you will also retain those known to be active. Further, on those that are "Unknown," we request that, prior to removing any POADP, you notify the Owner of the property, since in some cases, we may not be aware of the Owner's plans.

We trust this information completes the list of status information the Planning Department needed, and regret that it has taken so long and been so confusing to obtain. If you need further information or have questions, please contact me.

Sincerely,
PAPE-DAWSON CONSULTING ENGINEERS, INC.


Dennis K. Hoyt, P.E.
Vice President

DKH/dd

cc: Roy Ramos - City of San Antonio Planning Department
Ed Guzman - City of San Antonio Planning Department

L32-23/3(040788)

9310 BROADWAY, SAN ANTONIO, TEXAS 78217
512/824-9494

LETTER OF TRANSMITTAL

TO CITY PLANNING DEPT.

Date <u>8-29-83</u>	Job No. <u>1840.02</u>
Attention <u>EDDIE GUZMAN</u>	
Re: <u>OAKRIDGE VILLAGE</u>	

GENTLEMEN:

WE ARE SENDING YOU ☒ Attached ☐ Under separate cover via _____ the following items:

☐ Shop drawings ☒ Prints ☐ Plans ☐ Samples ☐ Specifications

☐ Copy of letter ☐ Change Order ☐ _____

COPIES	DATE	NO.	DESCRIPTION
<u>3</u>		<u>1</u>	<u>ROADP</u>
			<u>revised plan with addl</u>
			<u>info.</u>

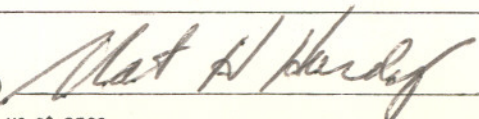
THESE ARE TRANSMITTED as checked below:

- | | | |
|--|---|---|
| <input checked="" type="checkbox"/> For approval | <input type="checkbox"/> Approved as submitted | <input type="checkbox"/> Resubmit _____ copies for approval |
| <input type="checkbox"/> For your use | <input type="checkbox"/> Approved as noted | <input type="checkbox"/> Submit _____ copies for distribution |
| <input type="checkbox"/> As requested | <input type="checkbox"/> Returned for corrections | <input type="checkbox"/> Return _____ corrected prints |
| <input type="checkbox"/> For review and comment | <input type="checkbox"/> _____ | |
| <input type="checkbox"/> FOR BIDS DUE _____ 19 _____ <input type="checkbox"/> PRINTS RETURNED AFTER LOAN TO US | | |

REMARKS _____

COPY TO _____

SIGNED



9310 BROADWAY, SAN ANTONIO, TEXAS 78217
512/824-9494

LETTER OF TRANSMITTAL

Date 24 AUG 1983	Job No. 1840-00
Attention ROLAND LOZANO	
Re: OAKRIDGE VILLAGE	

TO PLANNING

GENTLEMEN:

WE ARE SENDING YOU ☒ Attached ☐ Under separate cover via _____ the following items:

☐ Shop drawings ☐ Prints ☐ Plans ☐ Samples ☐ Specifications

☐ Copy of letter ☐ Change Order ☐ _____

COPIES	DATE	NO.	DESCRIPTION
2		1	PRELIMINARY OVERALL AREA DEVELOPMENT PLAN

THESE ARE TRANSMITTED as checked below:

- | | | |
|---|---|---|
| <input checked="" type="checkbox"/> For approval | <input type="checkbox"/> Approved as submitted | <input type="checkbox"/> Resubmit _____ copies for approval |
| <input type="checkbox"/> For your use | <input type="checkbox"/> Approved as noted | <input type="checkbox"/> Submit _____ copies for distribution |
| <input type="checkbox"/> As requested | <input type="checkbox"/> Returned for corrections | <input type="checkbox"/> Return _____ corrected prints |
| <input type="checkbox"/> For review and comment | <input type="checkbox"/> _____ | |
| <input type="checkbox"/> FOR BIDS DUE _____ 19 ____ <input type="checkbox"/> PRINTS RETURNED AFTER LOAN TO US | | |

REMARKS _____

RECEIVED

AUG 24 1983

DEPARTMENT OF PLANNING
Subdivision Section

COPY TO _____

SIGNED

[Signature]

PAPE-DAWSON ENGINEERS
CIVIL & ENVIRONMENTAL

9310 BROADWAY, SAN ANTONIO, TEXAS 78217
512/824-9494

LETTER OF TRANSMITTAL

Date <u>10.4.84</u>	Job No. <u>1840.03</u>
Attention <u>MR. EDDIE GUZMAN</u>	
Re: <u>MAINLAND RD. EXTENSION</u>	

TO PLANNING DEPT.

GENTLEMEN:

WE ARE SENDING YOU ☒ Attached ☐ Under separate cover via _____ the following items:

☐ Shop drawings ☐ Prints ☐ Plans ☐ Samples ☐ Specifications

☐ Copy of letter ☐ Change Order ☐ _____

COPIES	DATE	NO.	DESCRIPTION
<u>4</u>		<u>1</u>	<u>P.O.A.D.P. "REVISED"</u>
<u>4</u>		<u>1</u>	<u>PLAT</u>

RECEIVED

OCT 4 1984

**DEPARTMENT OF PLANNING
Subdivision Section**

THESE ARE TRANSMITTED as checked below:

☒ For approval ☐ Approved as submitted ☐ Resubmit _____ copies for approval

☒ For your use ☐ Approved as noted ☐ Submit _____ copies for distribution

☐ As requested ☐ Returned for corrections ☐ Return _____ corrected prints

☒ For review and comment ☐ _____

☐ FOR BIDS DUE _____ 19 ____ ☐ PRINTS RETURNED AFTER LOAN TO US

REMARKS MR. GUZMAN, PLEASE MAKE NOTE OF THE REVISIONS
MADE TO THE P.O.A.D.P.. ALSO, WE ARE SENDING
YOU A COPY OF THE MAINLAND RD. EXTENSION PLAT
WITH THE STREET STUB-OUTS THAT WE WOULD LIKE
TO REMOVE WITH AN AMENDING PLAT CIRCLED IN
RED. PLEASE CALL US WITH YOUR COMMENTS ON
THIS. 10-8-84 advised that in order to remove stub it
would necessary to reult./replat. situation doesn't qualify
as amend.mnt. Also requested update info on P.O.A.D.P.
(1) ident. by putting widths for 60' ROW (2) ident. by area within H&R you
to collect. standards
(4) need total number of lots & acreage
enclosures are not as noted, kindly notify us at once.

COPY TO _____

SIGNED _____

9310 BROADWAY, SAN ANTONIO, TEXAS 78217
512/824-9494

LETTER OF TRANSMITTAL

Date <u>10.9.84</u>	Job No. <u>1840.02</u>
Attention <u>MR. EDDIE GUZMAN</u>	
Re: <u>OAKRIDGE VILLAGE</u>	

TO PLANNING DEPT.

GENTLEMEN:

WE ARE SENDING YOU ☒ Attached ☐ Under separate cover via _____ the following items:

☐ Shop drawings ☐ Prints ☐ Plans ☐ Samples ☐ Specifications

☐ Copy of letter ☐ Change Order ☐ _____

COPIES	DATE	NO.	DESCRIPTION
<u>4</u>		<u>1</u>	<u>P.O.A. D.P. (REVISED)</u>

RECEIVED

OCT 9 1984

**DEPARTMENT OF PLANNING
Subdivision Section**

THESE ARE TRANSMITTED as checked below:

- | | | |
|---|---|--|
| <input type="checkbox"/> For approval | <input type="checkbox"/> Approved as submitted | <input checked="" type="checkbox"/> Resubmit _____ copies for approval |
| <input checked="" type="checkbox"/> For your use | <input type="checkbox"/> Approved as noted | <input type="checkbox"/> Submit _____ copies for distribution |
| <input type="checkbox"/> As requested | <input type="checkbox"/> Returned for corrections | <input type="checkbox"/> Return _____ corrected prints |
| <input type="checkbox"/> For review and comment | <input type="checkbox"/> _____ | |
| <input type="checkbox"/> FOR BIDS DUE _____ 19 ____ <input type="checkbox"/> PRINTS RETURNED AFTER LOAN TO US | | |

REMARKS PLEASE CALL WITH ANY QUESTIONS. THIS
HAS BEEN REVISED PER OUR CONVERSATION.

COPY TO _____

THANK YOU,
Nathan H. Hargis
SIGNED

9310 BROADWAY, SAN ANTONIO, TEXAS 78217
512/824-9494

LETTER OF TRANSMITTAL

Date	8 FEB 1985	Job No.	1840-00
Attention	EDDIE GUZMAN		
Re:	OAKIDGE VILLAGE ROAD		

TO PLANNING DEPARTMENT

GENTLEMEN:

WE ARE SENDING YOU ☒ Attached ☐ Under separate cover via _____ the following items:

☐ Shop drawings ☐ Prints ☐ Plans ☐ Samples ☐ Specifications

☐ Copy of letter ☐ Change Order ☐ _____

COPIES	DATE	NO.	DESCRIPTION
4	FEB. 7, 1985	1	P.O. A. D. P. (REVISED)

THESE ARE TRANSMITTED as checked below:

☒ For approval ☐ Approved as submitted ☐ Resubmit _____ copies for approval

☐ For your use ☐ Approved as noted ☐ Submit _____ copies for distribution

☐ As requested ☐ Returned for corrections ☐ Return _____ corrected prints

☐ For review and comment ☐ _____

☐ FOR BIDS DUE _____ 19 _____ ☐ PRINTS RETURNED AFTER LOAN TO US

REMARKS EDDIE, PER OUR TELECON ON FEB. 8, 1985 I AM SUBMITTING THIS ROAD P. WHICH SHOWS A THIRTEEN FOOT DEDICATION ON THE CLIENT'S REMAINING PROPERTY ALONG GWILBEAU ROAD AND NOTES THE NAME CHANGE FROM CACIOT PARKWAY TO OLDE VILLAGE DRIVE.

2-21-85 committee reviewed and consensus was to make an effort to get all the property owners along the southern edge of Guilbeau together to discuss ded. needs. Staff will ask for 26' for the future widening of Guilbeau Rd. which will talk to Bally about this & set up meeting.

COPY TO _____

SIGNED

Walt H. Hardy

If enclosures are not as noted, kindly notify us at once.

Held 2-11-85 meeting with respective property owners along the southern edge of Guilbeau Rd. Ellison, San Parnes, Earl Hardy, Ed Mary. of David Breen Land Development. The meeting was to get a feel for whether property owners were receptive to dedicating 26' to accommodate 8' widening. Some expressed interest, however, there was not a full consensus. As result will write letter to each owner to formally request the ded. Based the response staff have direction on dropping or pursuing idea.